

STATE OF MISSISSIPPI
COUNTY OF DeSOTO

Kristin Y. Oteri and David A. LaFrain
LMM LM518894

SUBSTITUTED TRUSTEES DEED

WHEREAS, on August 31, 1999, KRISTIN Y OTERI and DAVID A LAFRAIN, wife and husband, executed a Deed of Trust to Shirley A. Smith, Trustee for the benefit of National City Mortgage Co dba FNMC, which Deed of Trust is filed for record in Book 1146, Page 85 in the office of the Chancery Clerk of Desoto County at Hernando, Mississippi; and

WHEREAS, said Deed of Trust was subsequently assigned to The Leader Mortgage Company by instrument dated September 8, 1999 and recorded in Book 1164, Page 709 of the aforesaid records; and

WHEREAS, as authorized by the aforesaid Deed of Trust and in strict accordance therewith, The Leader Mortgage Company, LLC fka The Leader Mortgage Company, appointed and substituted J. Gary Massey as Trustee therein in the place and stead of the trustee named in said Deed of Trust or subsequently substituted therein by Substitution of Trustee dated April 2, 2003, and duly filed for record in the office of the aforesaid Chancery Clerk in Book 1694 at Page 580 prior to the first publication and posting of the notice of sale; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust, which default continued for a period of time necessary for the holder thereof to declare the entire indebtedness, together with attorney's fees, expenses and costs, immediately due and payable, as was its option so to do under the terms of said Deed of Trust, and default having been made in payment of said amount and the Substituted Trustee having been requested and directed by The Leader Mortgage Company, LLC to foreclose under the terms of said Deed of Trust, I did on May 14, 2003, during legal hours, being between the hours of 11:00 a.m. and 4:00 p.m., at the East Front door of the County Courthouse of Desoto County, Hernando, Mississippi, in accordance with the terms of the Deed of Trust and the laws of the State of Mississippi, offer for sale at public auction and sell to the highest and best bidder for cash the following described land and property lying and being situated in Desoto County, Mississippi, being more particularly described as follows, to wit:

Lot 62, Section B, Magnolia Lakes Subdivision, in Section 35, Township 1 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 63, Pages 18-19, in the office of the Chancery Clerk of DeSoto County, Mississippi.


Said property was sold after strictly complying with all the terms and conditions of said Deed of Trust and the statutes made

and provided in such cases. A notice of time, place and terms of said sale, together with a description of the property to be sold, was given by publication in the DeSoto County Times, a newspaper published in Desoto County, Mississippi for three consecutive weeks preceding the date of sale. The first notice of the publication appeared on April 23, 2003, and subsequent notices appeared on April 30 and May 7, 2003, (a certified copy of which is attached hereto,) and a notice identical to the published notice was posted on the bulletin board at the East Front door of the County Courthouse of Desoto County, Hernando, Mississippi for said period of three consecutive weeks. Everything necessary to be done was done to make and effect a good and lawful sale.

At said Sale, The Leader Mortgage Company, LLC bid for said property in the amount of \$112,790.05, which being the highest and best bid, the same was then and there struck off to The Leader Mortgage Company, LLC and it was declared the purchaser thereof.

NOW THEREFORE, in consideration of the full payment of the purchase price, I, the undersigned Substituted Trustee, do hereby sell and convey unto The Leader Mortgage Company, LLC the land and property herein described. I convey only such title as is vested in me as Substituted Trustee.

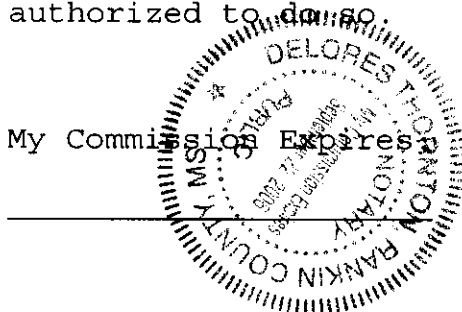
WITNESS MY SIGNATURE, on May 14, 2003.


J. Gary Massey, Substituted Trustee

STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for said county and state, on May 14, 2003, the within named J. Gary Massey, Substituted Trustee, duly identified before me, who acknowledged that in said representative capacity he executed the above and foregoing instrument, after having first been duly authorized to do so.

My Commission Expires




Notary Public

GRANTOR'S ADDRESS:

J. Gary Massey, Substitute Trustee
Shapiro & Massey, L.L.P.
1910 Lakeland Drive, Suite B
Jackson, MS 39216
601-981-9299
S&M #03-0509

GRANTEE'S ADDRESS:

The Leader Mortgage Company
c/o Mr. Robert Cramer
1015 Euclid Avenue
Cleveland, Ohio 44115
216-696-8000

PREPARED BY:

J. Gary Massey, Substitute Trustee
Shapiro & Massey, L.L.P.
1910 Lakeland Drive, Suite B
Jackson, MS 39216
(601) 981-9299

INDEX: LOT 62, SECTION B, MAGNOLIA LAKES SUBDIVISION, SECTION 35,
T1S, R6W, DESOTO CO., MS

May 21 12 26 PM '03

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

BK 444 PG 304
W.E. DAVIS CLK. CLK.

Lisa Fuller personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 3 consecutive times, as follows, to-wit:

**SUBSTITUTED TRUSTEE'S
NOTICE OF SALE**

WHEREAS, on August 31, 1999, KRISTIN Y OTERI and DAVID A LAFRAIN, wife and husband, executed a certain deed of trust to Shirley A. Smith, Trustee for the benefit of National City Mortgage Co dba FNMC, which deed of trust is of record in the office of the Chancery Clerk of Desoto County, State of Mississippi in Book 1146, Page 85; and

WHEREAS, said Deed of Trust was subsequently assigned to The Leader Mortgage Company by instrument dated September 8, 1999 and recorded in Book 1164 at Page 709 of the aforesaid Chancery Clerk's office; and

WHEREAS, The Leader Mortgage Company, LLC fka The Leader Mortgage Company, has heretofore substituted J. Gary Massey as Trustee by instrument dated April 2, 2003 and recorded in the aforesaid Chancery Clerk's Office in Book 1694 at Page 580; and

WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said deed of trust, The Leader Mortgage Company, LLC, the legal holder of said indebtedness, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deed of trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expense of sale.

NOW, THEREFORE, I, J. Gary Massey, Substituted Trustee in said deed of trust, will on May 14, 2003 offer for sale at public outcry and sell within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.), at the East Front door of the County Courthouse of Desoto County, located at Hernando, Mississippi, to the highest and best bidder for cash the following described property situated in Desoto County, State of Mississippi, to-wit:

Lot 62, Section 8, Magnolia Lakes Subdivision, in Section 35, Township 1 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 63, Pages 18-19, in the office of the Chancery Clerk of DeSoto County, Mississippi.

I WILL CONVEY only such title as vested in me as Substituted Trustee.

WITNESS MY SIGNATURE on April 21, 2003.

J. Gary Massey

Volume No. 108 on the 23 day of April, 2003

Volume No. 108 on the 30 day of April, 2003

Volume No. 108 on the 7 day of May, 2003

Volume No. _____ on the _____ day of _____, 2003

Volume No. _____ on the _____ day of _____, 2003

Lisa Fuller

Sworn to and subscribed before me, this 7 day of May, 2003

BY Judy H. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2005
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED



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